

**CITY OF BALTIMORE
COUNCIL BILL 15-0599
(First Reader)**

Introduced by: Councilmember Welch

At the request of: 35 S. Fulton, LLC

Address: c/o Debi Hurst, 211 East Lombard Street, #233, Baltimore, Maryland 21202

Telephone: 443-257-6002

Introduced and read first time: December 7, 2015

Assigned to: Land Use and Transportation Committee

REFERRED TO THE FOLLOWING AGENCIES: City Solicitor, Board of Municipal and Zoning Appeals, Planning Commission, Department of Housing and Community Development, Baltimore Development Corporation

A BILL ENTITLED

1 AN ORDINANCE concerning

2 **Zoning – Conditional Use Conversion of 2 Dwelling Units to**
3 **3 Dwelling Units in the R-8 Zoning District –**
4 **35 South Fulton Avenue**

5 FOR the purpose of permitting, subject to certain conditions, the conversion of 2 dwelling units to
6 3 dwelling units in the R-8 Zoning District on the property known as 35 South Fulton
7 Avenue, as outlined in red on the accompanying plat.

8 BY authority of

9 Article - Zoning
10 Section(s) 3-305(b) and 14-102
11 Baltimore City Revised Code
12 (Edition 2000)

13 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That
14 permission is granted for the conversion of 2 dwelling units to 3 dwelling units in the R-8 Zoning
15 District on the property known as 35 South Fulton Avenue, as outlined in red on the plat
16 accompanying this Ordinance, in accordance with Baltimore City Zoning Code §§ 3-305(b) and
17 14-102, subject to the condition that the building complies with all applicable federal, state, and
18 local licensing and certification requirements.

19 **SECTION 2. AND BE IT FURTHER ORDAINED,** That as evidence of the authenticity of the
20 accompanying plat and in order to give notice to the agencies that administer the City Zoning
21 Ordinance: (i) when the City Council passes this Ordinance, the President of the City Council
22 shall sign the plat; (ii) when the Mayor approves this Ordinance, the Mayor shall sign the plat;
23 and (iii) the Director of Finance then shall transmit a copy of this Ordinance and the plat to the
24 Board of Municipal and Zoning Appeals, the Planning Commission, the Commissioner of
25 Housing and Community Development, the Supervisor of Assessments for Baltimore City, and
26 the Zoning Administrator.

EXPLANATION: CAPITALS indicate matter added to existing law.
[Brackets] indicate matter deleted from existing law.

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1 **SECTION 3. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the 30th day
2 after the date it is enacted.